

Jun 23, 2016

News Release

Japan Pulp and Paper Company Limited

Mitsui Fudosan Co., Ltd.

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## Work to Begin on the JP Building Project

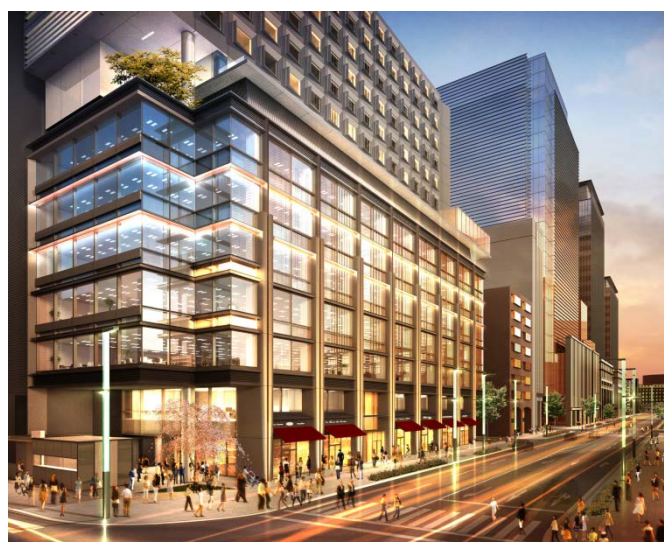
Hotel scheduled to open in fall 2018

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Tokyo, Japan, Jun 23, 2016, Japan Pulp and Paper Company Limited (“Japan Pulp and Paper”) and Mitsui Fudosan Co., Ltd. (“Mitsui Fudosan”) announced that work will begin on the JP Building Project on July 1, 2016. The project by Japan Pulp and Paper and other landowners is scheduled for completion at the end of June 2018.

A mixed-use complex comprising offices, a hotel and retail facilities will be built and the project itself is part of the Nihonbashi Revitalization Plan, involving the redevelopment of numerous properties in the Nihonbashi area, for which Mitsui Fudosan has been contracted as the project manager. Once reconstruction of the JP Building is completed, Japan Pulp and Paper plans to sign a master lease agreement for Mitsui Fudosan to manage the collective leasing and subleasing of the offices and retail facilities it owns in the building. The project aims to develop a new complex contributing to the urban renewal of Nihonbashi.

Mitsui Fudosan will open the Mitsui Garden Hotel Nihonbashi Premier (approximately 260 rooms) in fall 2018 which will be the first Mitsui Garden Hotel in Nihonbashi Muromachi area .



Conceptual drawing of the completed building

<Project Overview>

Location	4, Muromachi 3-chome, Nihonbashi, Chuo-ku, Tokyo
Access	Direct access to Mitsukoshimae Station on the Tokyo Metro Ginza and Hanzomon Lines Direct underground access to Shin-Nihonbashi Station on the JR Yokosuka and Sobu Rapid Lines Six minutes' walk from Kanda Station on the JR Chuo, Yamanote and Keihin-Tohoku Lines 10 minutes' walk from Tokyo Station on JR Lines
Main Uses	Offices, hotel, retail facilities
Site area	Approximately 2,300 m <sup>2</sup>
Gross floor area	Approximately 28,500 m <sup>2</sup>
Structure / Floors	Reinforced concrete structure 3 floors below ground, 15 floors above ground, and 1 penthouse floor
Design and construction	Takenaka Corporation
Construction	July 1, 2016 (planned)
Completion	End of June 2018 (planned) Hotel opening planned for fall 2018

<Location map>

